OSTEND RESIDENCE to be SOLD at AUCTION

OCEAN FRONT SITES TO GO AT AUCTION

Sale of Ostend and Edgemere Frest Properties to Start Next Wednesday.

ferestors and home seekers tooking or octan front property will be able to an some of the most attractive real catate in this part of the country at auction prices during the next two reeks. The Banister Realty Company and Edgemere Crest, Inc., two of the largest owners along the Rockaway cost, have decided to sell their exten-sive holdings at Ostend and Edgemere at a monster auction sale which start next Wednesday and will commue until Saturday, September 1. There are 477 lots in the offering and

d in the section for many years, but will afford the first opportunity for we will attend to see the newest real those with attend to see the newest real estate auctioneer in action. Gerth's Realty Experies from New Orleans, who have been holding auction sales along the gouth shore of Long Island, have been selected by Maximillan Morgestiau, president of the selling companies, to dispose of the properties. Alfred H. Wags, developer of Malverne and president of the Real Estate Associaand president of the Real Estate Associa-

ion of the State of New York, is as-ociated with the auctioneers. Gerth's methods are so novel and his mine: of selling so entertaining that ner of selling so entertaining that is from all over Long Island where conducted sales gave up the movies other local attractions to attend

nost attractive along the Rocksway Both have been under develop-for many years and to-day are re-ed as among the best grade of seayen charming houses, there are sites of the finest in the Sou be offered which are considered ideal and was held at \$85,000.

as locations for good sized summer hearten houses, principally of the stucco tels, as they front right on the ocean.

Not only will this be the largest sale.

The Ostend property will be sold first The Ostend property will be sold first and with it will go all riparian rights, which at that point mean more than usual, for a great bar is forming in front of the beach which will belong to the buyers of the ocean front and will add many lots to their purchases. The sale will start on Wednesday next on the property and will continue all the rest of this week. With an unusually large seating capacity Gerth's great tent will comfortably accommodate all who attend and the sale will be held despite weather conditions.

ELECTRIC STATE OF THE STATE OF

OCEAN FRONT HOME at EDGEMERE CREST

conditions.

Edgemere Crest is perhaps the highest class residential district on the ocean front at Rockaway. Much of it has been improved already with splendid homes, and those who buy there are assured of the most congenial home surroundings. The houses which will be sold both at Ostend and at Edgemere Crest are of decidedly fine trees and under normal the conducted sales gave up the mortes and other local attractions to attend the sessions. Many of them were richly rewarded, for at every sale the auctiones gives away without cost, several automobiles, a number of victreas and great quantities of silverware, china, glass and Japanese, goods. At a recent Lymbrook sale one of the automobiles went to a woman on whose home a mortgage was shout to be foreclosed. She sold the automobile and paid off the mortgage. It is not necessary to be a lot buyer to share the gliss. Good music and beautiful for all deforations add greatly to the attractiveness of the great circus tent under, which the man from New Orleans does his selling.

The properties to be offered are among.

TENANT BUYS \$85,000 HOUSE. The estate of Louis V. Sone has sold shore home communities in the environs and Miles avenues, White Plains, comof New York. The Ostend property is prizing about four acres, with large stone just to the east of the popular Ostend bathing pavilion and surrounding the ostend Hotel. In this section, besides has been occupying the property as a many splendid seashore home sites and tenant. The property is considered one

NEW JERSEY REAL ESTATE FOR SALE. NEW JERSEY REAL ESTATE FOR SALE

BEAUTIFUL HOME

Sith Street Corner to Be Aparts So Croker Authorises J. P. Day ment Dwelling de Luxe.

UNIQUE 5TH AVE. OPERATION. WANTS TO GET RID OF FARM.

A group of several splendid houses, the property of Baron William Waldorf Astor, is being remodelled into a modern manage the new venture. Reconstruc-tion is rapidly progressing and according to present plans the building will be ready for occupancy in October. The house is open now to inspection.

P. Day, auctioneer, to sell at public Astor, is being remodelled into a modern de iuxe apartment dwelling. The property is at the northeast corner of Fifth avenue and Fifty-sixth street, and when alterations are complete will possess features making it quite unlike anything now in the city. The floors will be divided into suites of from one to five rooms and bath, fitted out in splendid fashion, yet strictly homelike. It is intended to provide an exclusive home for persons of refinement who desire some auction on next Thursday, August 28, at 12 o'clock in the Vesey street salesrooms his country estate and dairy farm at Richfield Springs, Herkimer county, New York. The property consists of 303.88 1-3 acres of land and two dwellpersons of refinement who desire some-thing superior to even the best apartment hotels. A restaurant and cuisine of the highest class will be maintained. War-ren E. Krechting, formerly assistant manager of the Hotel Manhattan, will

REAL ESTATE FOR SALE-QUEENS.

303.58 1-3 acres of land and two dwellings, barns and outbuildings.

Richfield Springs is about thirty-six miles from Utica. A station of the Delaware, Lackawanna and Western Railroad is at Richfield Springs, and an excellent passenger and freight trolley service runs to Herkimer, about fifteen miles distant, where some of the largest creameries in New York State are located. Utica is also accessible to Richfield Springs by trolley.

The Croker farm is only one mile from the trolley station and is just a few rods outside the corporate limits of the village. The farm is admirably adapted for dairy purposes, for sheep raising and also for raising hops. The fields are rich in grass and clover, and are used principally for raising oats, hay and grain, and for pasturage purposes. Mr. Croker has consented to allow 80 per cent, of the purchase price to remain on bond and mortgage.

Offer It at Auction.

Richard Croker has authorized Joseph

AFTER WHITE RAT'S CLUB. The National Vaudeville Artists, Inc., are said to be negotiating with the 229 West Forty-sixth street Corporation, owners of the former home of the White Rats Club, at 227 to 231 West Fortysixth street, with a view to either buying or leasing the property. The White Rates Club is a six story building on plot 75x 100.5, about midway between Broadway and Eighth avenue. If the negotiations are concluded satisfactorily, the property will be extensively remodelled.

INVESTOR BUYS IN BROOKLYN. The Bulkley & Horton Company has sold 128 Vanderbilt avenue, a three story brick dwelling, for Mrs. Frances Usher to an investor. E. J. Hollahan, Inc., has sold the three

story building 7104 Third avenue for the Premier Construction Company. Samuel Rubin has bought the dwell-ing at 2159 Sixty-third street, Brooklyn. SCARSDALE HOUSE SOLD.

The Scarsdale Estates Organization has sold the residence of Irving W. Austin on Greenacres avenue, Scarsdale, to Joseph Elsener of Scarsdale.

BEAL ESTATE FOR SALE-QUEENS.



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Land comprises about 70 acres, lying on both sides of the Palisade Boulevard. Frontage of over 1,000 feet on edge of Palisades—500 feet above Hudson River. Commands sweeping views up and down the Hudson River and over Westchester County-to Long Island.

The main house is a substantial and stately mansion containing 20 as and 6 baths—steam heat, hot water supply, electricity, &c. Clarage, gardener's cottage, farmer's cottage, barns and outbuildings. Grounds are well laid out with wooded lawns, flower and vegetable ders, large farm gardens, abundant pasture and a considerable forest. Inquiries from Brokers solicited. Price \$100,000. Must be seen to be appreciated.

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At Rys-on-Sound:
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Handsomely furnished Home, near station and Country Club: 6 master's bedrooms and 3 baths, 4 servants' rooms and bath; hot water heat, gas, electricity; stable and garage with man's room; one acre, attractive grounds; best neighborhood; \$1,500 a year from October 1.

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Overlooking the ocean; a roome, bath, panel walls, beamed ceilings; large open fireplace; all modern improvements, gas electricity, etc.; large garden plot, select seighborhood; a minutes walk to sandy sathing beach; 40 minutes out; \$250 cash, salect select sel SEASHORE HOME \$2,800, on easy erms; beautiful location, facing bay and ceah; garden plot; nice locality; improve-nents; mar trolley, school, stores, etc. vrite for further particulars. "SHORE IOME," box 160 Sun office. FOR LOW COST, HIGH-GRADE BUNGA-LOWS AND HOME BUILDING PLOTS VISIT BEAUTIFUL PRIGHTWATERS. BOOKLET 4 ON REQUEST. T. B. ACKER. SON CO., 1 WEST 14TH ST., NEW YORK PREEPORT WATER FRONT.
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WANT improved for little cash or will exchange free and clear lots; brokers protected. A A SEALY, 154 Nassau St.

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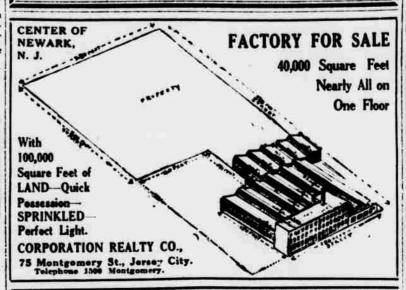
CHARLOTTE, N. C .-- 60,000 sq. ft. floor space; sprinkler

ROME, GEORGIA-43,000 sq. ft. floor space; sprinkler system; 275 h. p. power plant. WEST POINT, MISS .- 46,000 sq. ft. floor space; sprink-ler system. Railroad Siding.

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You can start right in where the present ewner is leaving oif. Near good neighbors, only 1½ miles to good town with creamery, milk station, store, schools, etc. children carried to school. Six miles to cits of 100,000, where you can buy low and sell high. 20 neres in rich dark loamy tillage. 8 acres wire fenced, brook watered pastic strawberries, raspherries, blackberries, apples, pears, plums, cherries and penches. 2-story 7 room house with cellar, telephone, in good repair, shade and pleasant view. two convenient burns and ample outbuildings. To close out immediately going for \$4.500. If taken soon 3 horses, 2 cows, hens, plows harrows, cutter, circular saw, threshing machine, gaaolene engine, binder, potate planter, corn planter, grain drill, etc., etc., all included. Easy terms arranged. For details see page 22 Strout's Summer Catalogue Copy mailed free, E. A. STROUT FARM AGENIT, Dept 2026 H, 130 Nassau St. New York.

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REAL ESTATE AT AUCTION.



AT THE BRIGHTWATERS AUCTION ON AUG. 11th LAST The local people, who are the best judges, naturally added largely to their I oldings and induced many of their friends to key. Several well known real estate operators and brokers were among the purchasers. THIS TELLS THE STCRY. In numerous cases plots brought less than 30% of former private sale prices. The auction prices ranged from \$475 to \$1.200 per plot (some extra large plots bringing more). SO DON'T FAIL TO ATTEND THE

CONTINUATION AUCTION THE REMAINING 55 EXTRA LARGE PLOTS

Containing from 5 to 10 city lots each, and all in the BAY AND LAKE SECTIONS OF



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at 2 P. M., in the

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14 Vesey St., N. Y. (Near Broadway and the Fulton St. Subway Station) The remaining 55 plots are among the best on the property, including frontages on the Yacht Harbor and near the Bay, and also on the South Country Road and contiguous to the Lakes—all in proximity to the beautiful homes and grounds that have made Brightwaters so famous.

No such high grade property has been ever offered on such easy terms, which include period payments, if desired. All titles insured.

If you do not know Brightwaters why not inspect if to-day? There will be no solicitation to buy. If you own a car all that need be said is that Brightwaters is on the Merrick or South Country Road, beyond Babylon and just this side of Bayshore. If you prefer to go by train representatives of T. B. Ackerson Co. will be at the Flatbush Ave. Station of the L. I. R. R. to-day prior to the leaving of the 10:37 train, and will provide trans-

Illustrated maps and further particulars from T. B. ACKERSON CO., 1 West 34th Street, Manhattan, or JERE JOHNSON JR. CO., 193 Montague Street, Brooklyn

> OSTEND EDGEMERE CREST Splendid

GREAT DUAL PUBLIC AUCTION

to be held under a mammoth tent on the property at Ostend August 22 to 25 and at Edgemere August 27 to September 1

TWO SESSIONS DAILY: 2:30, 7:30 P. M.

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TIT MEANS that you can buy a beautiful seashore home on the world famous Rocksway Coast at a price that would not pay for the construction of the building. it MEANS that you can buy some of the most desirable seashore lots in NEW YORK CITY at prices that would not be considered in ordinary

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Don't Forget the Date The Time The Place COME and bring your family—your relatives—your friends.
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TO-MORROW Night is THE NIGHT

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To-morrow & Tuesday Nights, August 20th-21st Commencing Promptly at 8:30 P. M.

Liberal Terms—No Assessments—Free Policies. No Protection - Must Liquidate at Public Auction Sale. This Property Lies in Edgemere Proper Beach 32d to Beach 38th Street. No Bungalows Allowed on Property, as It Is Restricted to Private Residences. REMEMBER The Nights To-Morrow 8:30 P. M.

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HANDSOME SEVEN ROOM HOME Large, airy rooms, heat, gas, electricity; modern kitchen and bath, purch; beautiful plot; all planted with variety of vegetables

plot: all planted with variety of acres and and flowers; near trolley school, stores and station, owher will self reasonable to interested parts for \$200 cash and balance monthly. PARK, box 182 Sim office.

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